

59-20

BK 7268PG185

WARRANTY DEED
(Statutory Short Form)
004754

TRANSFER
TAX
PAID

Faith Evangelical Free Church, whose mailing address is 169 Rice Rips Road, Oakland, Maine 04963 for consideration paid, grants to the ⁽²⁾**Sarah L. Elliot**, whose mailing address is 4755 Crested Grove, San Antonio, Texas 78217 with **Warranty Covenants**, a certain lot or parcel of land situated on the westerly side of the Marston Road, so-called, in the City of **Waterville**, County of Kennebec and State of Maine, bounded and described as follows, to wit:

BEGINNING at an iron rod set on the westerly right of way line of said road at a northeasterly corner of the land recently conveyed by deed of Janet Coughlin as personal representative of the Estate of J. Hobart Pierce, Sr. to Richard Pierce, said deed recorded in the Kennebec County Registry of Deeds; thence by the following courses and distances, to wit:

1. North sixty-two degrees, fifty-one minutes, twenty-one seconds West (N 62° 51' 21" W) along a northerly line of the land of Richard Pierce, a distance of four hundred seventy-one and 69/100ths (471.69) feet to an iron rod set for a corner; thence
2. North twenty-seven degrees, forty-three minutes, twenty-four seconds East (N 27° 43' 24" E) along the easterly line of said land of Richard Pierce, a distance of four hundred seventy-two and 84/100ths (472.84) feet to a drill hole set at the southwesterly corner of the land this day conveyed by deed of Janet Coughlin as personal representative of the Estate of J. Hobart Pierce, Sr. to Janet P. Coughlin, said deed recorded in the Kennebec County Registry of Deeds in Book 4942, Page 23; thence
3. South fifty degrees, eight minutes, ten seconds East (S 50° 08' 10" E) along the southerly line of the land of said Coughlin, a distance of six hundred two and 56/100ths (602.56) feet to an iron rod set on a curve in the westerly right of way line of said road; thence
4. In a general southwesterly direction following a curve to the right with a radius of nine hundred sixty and 00/100ths (960.00) feet and with a central angle of twelve degrees, fifty-eight minutes, twenty-eight seconds (12° 58' 28"), an arc distance of two hundred seventeen and 39/100ths (217.39) feet to a granite highway monument found at a point of tangency on said road line; thence
5. South fifty degrees, thirty-five minutes, fifty-seven seconds West (S 50° 35' 57" W) along the westerly right of way line of said road, a distance of one hundred forty-four and 61/100ths (144.61) feet to the iron rod set at the point of beginning.

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The above described lot contains two hundred twenty-two thousand, one hundred fifty-six (222,156) square feet, more or less, or five and 100/1000ths (5.100) acres and is a part of the premises shown on a survey entitled, "Plan of Property Owned by Katherine Pierce and the Personal Representatives of the Estate of J. Hobart Pierce", dated 12/93 and recorded in the Kennebec County Registry of Deeds Plan File #94-212. All iron rods called as "set" in the above description are one-half (1/2) inch rebar, capped and labeled, "K & K Land Surveyors, Inc. #1132".

BEING the same premises conveyed by J. Hobart Pierce, Jr. to Faith Evangelical Free Church by deed dated December 29, 1999 and recorded in the Kennebec County Registry of Deeds in Book 6128, Page 33.

Witness our hands and seals this 31st day of January, 2003.

FAITH EVANGELICAL FREE CHURCH

Witness

By: _____

Michael F. Phillips, Jr., Church Chair

Witness

Blake Perry
Blake Perry, Treasurer

State of Maine
Kennebec County, ss.

January 31, 2003

Personally appeared the above named Michael F. Phillips, Jr. and Blake Perry, in their said capacities, and acknowledged the foregoing instrument to be their free act and deed and the free act and deed of said corporation.

Before me,

Deborah A. Douglas
Attorney at Law/Notary Public



RECEIVED KENNEBEC SS.
2003 FEB 11 AM 9:00



DEBORAH A. DOUGLAS
Notary Public, State of Maine
My Commission Expires September 8, 2005

ATTEST: Barry A. Phillips
REGISTER OF DEEDS